

CITY OF CHICAGO ZONING BOARD OF APPEALS
FRIDAY- September 20, 2019
121 N. LaSalle Street- City Council Chambers - 2nd Flr.

Approval of the minutes from the August 16, 2019 regular meeting of the Board.

Approval of the agenda for the September 20, 2019 regular meeting of the Board.

9:00 A.M.

Request for special use extension

382-18-S APPLICANT: OWNER: PREMISES AFFECTED: SUBJECT:	ZONING DISTRICT: B3-1 Canine Therapy Corps The El Marro Land Trust 3918 W. Fullerton Avenue Application for a special use to establish a shelter and boarding kennel (animal training).	WARD: 31
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- **Approved**

Regular Call

460-19-S APPLICANT: OWNER: PREMISES AFFECTED: SUBJECT:	ZONING DISTRICT: RM-6.5 One Parking 707 Inc. 1415 Condominium Association 1415 N. Dearborn Street Application for a special use to establish non-accessory parking in an existing twenty-seven story building by using eleven of the forty-five required parking spaces.	WARD: 2
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- **Approved**

461-19-S APPLICANT: OWNER: PREMISES AFFECTED: SUBJECT:	ZONING DISTRICT: B3-1 John McGowan d/b/a/ Serenity Nails, LLC Amin Ijbara 8237 S. Kedzie Avenue Application for a special use to establish a nail salon.	WARD: 18
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- **Approved**

462-19-S APPLICANT: OWNER: PREMISES AFFECTED: SUBJECT:	ZONING DISTRICT: B3-2 Johnson Duong Same as applicant 3107 W. Armitage Avenue Application for a special use to establish a nail salon.	WARD: 1
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- **Approved**

- **Approved**

- **Approved**

- Continued to October 18, 2019 at 2:00 p.m.

- **Approved**

- **Approved**

2

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- Continued to December 20, 2019 at 2:00 p.m.

- **Approved**

• Continued to October 18, 2019 at 2:00 p.m.

- **Approved**

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- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Withdrawn**

- **Approved**

- **Approved**

2:00 P.M.

503-19-S	ZONING DISTRICT: DX-5	WARD: 3
APPLICANT:	South Loop Skilled Nursing Facility d/b/a/ Warren Barr South Loop	
OWNER:	FNR Chicago SL, LLC	
PREMISES AFFECTED:	46-60 E. 18th Street / 1725 S. Wabash Avenue	
SUBJECT:	Application for a special use to amend an existing special use to eliminate the condition requiring off-street parking for fifty-eight automobiles to serve the existing five-story, one-hundred ninety-seven bed skilled nursing facility.	

- **Approved**

504-19-S	ZONING DISTRICT: B3-3	WARD: 46
APPLICANT:	Xuyen Truong as president of 888 Salons Limited	
PREMISES AFFECTED:	952 W. Montrose Avenue	
OWNER:	Jake Siegel (Beneficiary of Trust 93-2076)	
SUBJECT:	Application for a special use to establish a hair salon.	

- **Approved**

CONTINUANCES

251-19-S	ZONING DISTRICT: DX-7	WARD: 42
APPLICANT:	Kadampa Meditation Center New York	
OWNER:	Same as applicant	
PREMISES AFFECTED:	375 W. Erie Street, Unit C-101	
SUBJECT:	Application for a special use to establish a religious assembly facility.	

- **Dismissed for Want of Prosecution**

289-19-Z	ZONING DISTRICT: B3-2	WARD: 30
APPLICANT:	Constantina Koudounis Trust	
OWNER:	Same as applicant	
PREMISES AFFECTED:	2992 N. Milwaukee Avenue	
SUBJECT:	Application for a variation to reduce the rear setback from the required 30' to 2' for a proposed four-story, retail and thirteen dwelling unit building.	

- **Approved**

290-19-Z	ZONING DISTRICT: B3-2	WARD: 30
APPLICANT:	Constantina Koudounis Trust	
OWNER:	Same as applicant	
PREMISES AFFECTED:	2992 N. Milwaukee Avenue	
SUBJECT:	Application for a variation to reduce the minimum lot area from the required 13,000 square feet to 11,896 square feet for a proposed four-story, retail and thirteen dwelling unit building.	

- **Approved**

• Continued to October 18, 2019 at 2:00 p.m.

- Continued to October 18, 2019 at 2:00 p.m.

- **Withdrawn**

- **Approved**

- **Approved**

- **Approved**

- **Approved**

- **Denied**

- **Approved**

- Continued to October 18, 2019 at 2:00 p.m.

- Continued to October 18, 2019 at 2:00 p.m.

- **Approved**

- **Approved**

- Continued to October 18, 2019 at 2:00 p.m.

- Continued to November 15, 2019 at 2:00 p.m.

- **Approved**

- **Approved**

- **Approved**

- Continued to October 18, 2019 at 2:00 p.m.

- **Approved with conditions**

- **Approved**

- **Dismissed for Want of Prosecution**

- **Approved**

- Continued to October 18, 2019 at 2:00 p.m.

- Continued to October 18, 2019 at 2:00 p.m.

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Adjournment.